

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE AMENDING THE COMPREHENSIVE LAND USE PLAN OF THE CITY OF COLLEGE STATION, TEXAS; BY AMENDING THE CLASSIFICATION FOR THE AREA SOUTH OF THE BERNADINE ESTATE SUBDIVISION AND BOUND BY THE EAST BYPASS FRONTAGE ROAD AT DEACON AND TEXAS AVENUE SOUTH FROM MEDIUM DENSITY RESIDENTIAL TO A NON-RESIDENTIAL CLASSIFICATION; PROVIDING A SEVERABILITY CLAUSE; DECLARING A PENALTY; AND PROVIDING AN EFFECTIVE DATE.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COLLEGE STATION, TEXAS:

- PART 1: That the "Comprehensive Land Use Plan" of the City of College Station be amended as set out in Exhibits "A" and "B" attached hereto and made a part of this ordinance for all purposes.
- PART 2: That if any provisions of any section of this ordinance shall be held to be void or unconstitutional, such holding shall in no way effect the validity of the remaining provisions or sections of this ordinance, which shall remain in full force and effect.
- PART 3: That any person, firm, or corporation violating any of the provisions of this chapter shall be deemed guilty of a misdemeanor, and upon conviction thereof shall be punishable by a fine of not less than Twenty-five Dollars (\$25.00) nor more than Two Thousand Dollars (\$2,000.00). Each day such violation shall continue or be permitted to continue, shall be deemed a separate offense. Said Ordinance, being a penal ordinance, becomes effective ten (10) days after its date of passage by the City Council, as provided by Section 35 of the Charter of the City of College Station.

PASSED, ADOPTED and APPROVED this 12th day of February, 2004.

APPROVED:

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RON SILVIA, Mayor

ATTEST:

\_\_\_\_\_  
Connie Hooks, City Secretary

APPROVED:

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Larry Cargill  
City Attorney

**EXHIBIT "A"**

**AMENDED AREA OF  
COLLEGE STATION LAND USE MAP**

That the "Comprehensive Land Use Plan" of the City of College Station, Texas, is hereby amended by amending the classification from Medium Density Residential to a Non-Residential classification for the area south of the Bernadine Estate Subdivision and bound by the East Bypass Frontage Road at Deacon and Texas Avenue South.



# Haney - Highway 6 Comprehensive Land Use Plan Amendment Existing Proposed

Single Family Residential  
Medium Density

Retail Neighborhood

